

THE CORPORATION OF THE TOWNSHIP OF WOLLASTON

August 24, 2020

By Electronic Participation

Mayor Shaw called the regular meeting of Council to Order at 1:30 p.m. on the above noted date, with all members present by electronic means. The meeting was initially scheduled to begin at 1:00 p.m. but due to phone issues, the meeting was changed to the Zoom program. Mayor Shaw advised those attending by phone of the change in electronic program use and staff ensure notice of this issue was posted both on the municipal website and the municipal Facebook page.

Staff Present Electronically:	B. Crocker, Clerk/Administrator
CBO/By-law Enforcement Officer:	S. Richardson
Consultant Present Electronically:	B. Wannamaker

The meeting was opened with a reading of a Land Acknowledgement from the Mayor. The Mayor asked those in attendance to take a moment to embrace the Acknowledgement and reflect on the same.

The Mayor thanked everyone for attending and advised everyone that the planning matters being discussed were serious matters. The Mayor then completed the Call to Order with all members present. She then asked if there were any Declarations of Pecuniary or other Conflict of Interest to declare. None were noted.

No potential conflict of interest was declared in the open meeting.

MOTION NO.: 01 COLTON - CONLIN

RESOLVED, THAT the Council approves the Agenda of the Special Meeting of Council, as circulated, with the addition of a legal letter.

Opposed: None

MOTION NO.: 02 COLTON – KRUGER

RESOLVED, THAT Council approves the minutes of July 13, 17 and 23, 2020 meetings, as circulated.

Opposed: None

The first item on the Agenda for discussion purposes was Site Plan requirements. Joining the discussion was Justin Harrow, Director of Planning for the County of Hastings and Scott Richardson, Chief Building Official for the Township of Wollaston. The Mayor began the discussions by advising that the Township had received correspondence regarding this issue from Red Eagle Trailer Park, Rob Cosby and Brenda Forde and David R. Donnelly, solicitor at Donnelly Law.

Each member of council was given an opportunity to speak with some members wishing to rescind the current Site Plan Control By-law and other members wishing to revise the current Site Plan Control By-law before rescinding it. Scott Richardson and Justin Harrow were also given the opportunity to participate in the conversation. Mr. Harrow indicated that Site Plan Control was fairly common in most municipalities. He mentioned that there were limits to zoning by-laws and building permits and Site Plan Control allowed a municipality to ask for other items such as lighting directed on property, grading and drainage, garbage, traffic flow, etc. Mr. Harrow indicated that Site Plan Control was not just for small issues but for the potential for something larger. Mr.

Harrow suggested that Council should consider revising the existing Site Plan By-law without rescinding it. He indicated it would be a good way to fill in the gaps from the Comprehensive Zoning By-law and Building Code. Council continued to discuss the matter in great detail with the following resolution being adopted:

MOTION NO.: 02 CONLIN – KRUGER

RESOLVED, THAT Council hereby direct Staff to work with Justin Harrow on a revision to a new Site Plan Control By-law within a 3-month time frame.

Opposed: None

The next item on the Agenda for discussion was Short Term Accommodation Rentals. The Chief Building Official had completed a report regarding this issue and Administrative Monetary Penalties System. He mentioned that the Township of Faraday had approved both these processes, in principle, but that in order to move forward, it would be necessary to have Wollaston and Tudor and Cashel Townships willing to enter into a new agreement and go through the public consultation process in regards to enacting the associated by-laws. Mr. Richardson providing extensive information pertaining to the Municipal Administrative Penalty Systems as an Enforcement Alternative together with a draft By-law for this and a draft By-law for Short Term Accommodation Rentals. Council members were given the opportunity to ask questions and address any concerns. The following resolution was then adopted:

MOTION NO.: 03 CONLIN – COLTON

RESOLVED, THAT Council approves, in principle, a Short Term Accommodations Process pending an Agreement with Faraday and Tudor and Cashel Townships.

Opposed: None

The next item on the Agenda was for information purposes only. It was a Notice of a Public Meeting concerning a proposed Zoning By-law Amendment for the purposes of permitting shipping containers as an accessory structure for storage purposes in the Rural, Commercial and Industrial zone categories. The Clerk indicated that if anyone had questions or concerns regarding this Notice or wished to submit information for or against the same, all information could be sent to her email address.

The next item on the Agenda was a Notice of Motion regarding the *Municipal Elections Act*. The Mayor read the background information pertaining to the Motion and then read the Motion as follows:

MOTION NO.: 03 CONLIN – COLTON

BE IT RESOLVED, THAT Council of Wollaston Township ask the Minister of Municipal Affairs and Housing, the Hon. Steve Clark, to review the *Municipal Elections Act* and provide amendments to ensure that loopholes are closed on any pay to play schemes in rural communities where non-resident electors are permitted to participate in elections so that \$100.00 leases do not turn into ballots for garden sheds.

AND BE IT FURTHER RESOLVED, THAT the Council of Wollaston Township ask the Minister of Municipal Affairs and Housing, the Hon. Steve Clark, to review the *Municipal Elections Act* and provide amendments to provide clearer, stronger wording, to assist municipal Clerks in addressing issues to allow for a more definitive decision to be made when adding names to the voters' List,

AND BE IT FURTHER RESOLVED, THAT the Council of Wollaston Township ask the Minister of Municipal Affairs and Housing, the Hon. Steve Clark, to ensure that there is a clear and accessible way to report election fraud.

AND BE IT FURTHER RESOLVED, THAT the Council of Wollaston Township ask the Minister of Municipal Affairs and Housing, the Hon. Steve Clark, to ensure that the rules described in the *Municipal Elections Act* are actually enforceable even if there is not current case law.

AND BE IT FURTHER RESOLVE, THAT support for this resolution be sent to Premier Doug Ford, Daryl Kramp, M.P.P. for Hastings-Lennox and Addington, all Ontario Municipalities and the Association of Municipalities of Ontario.

Recorded Vote:

Councillor Conlin:	Yes
Deputy-Mayor Kruger:	Yes
Councillor Colton:	Yes
Councillor Morrison:	Yes

The next item on the Agenda was a Preliminary Report provided by the County of Hastings in regards to an application for severance for the property owned by Margaret Hern. Council members had an opportunity to discuss the matter and the items contained in the Preliminary Report. The following resolution was adopted:

MOTION NO.: 05 CONLIN – COLTON

RESOLVED, THAT Council approves the severance application in favour of the Applicant, Margaret Hern for the property located at Lots 29 and 30, Concession 14, Township of Wollaston, County of Hastings on the following conditions:

1. The Applicant convey a minimum width of 33 feet from the centerline of Ingram Road for the purpose of road widening to the Township across the frontage of the proposed severed and retained lands.
2. The Applicant apply for a safe entrance to the proposed severed lands from Ingram Road.
3. The Applicant enter into an Encroachment Agreement with the Township to include provisions regarding maintenance and liability.
4. All property taxes be paid in full, if applicable.

Opposed: None

MOTION NO.: 06 COLTON – KRUGER

RESOLVED, THAT By-law No.: 58-2020, being a by-law to confirm the proceedings of Council for the August 24th, 2020 meeting, be passed this 24th day of August, 2020, to be signed by the Mayor and Clerk with the Corporate Seal affixed hereto.

Opposed: None

MOTION NO.: 07 CONLIN – KRUGER

RESOLVED, THAT Council adjourns the Special Meeting of August 24th, 2020 at 3:05 p.m. to meet again on September 14, 2020 or at the call of the Mayor.

Opposed: None

MAYOR: BARBARA SHAW

CLERK: BERNICE CROCKER